

ORDINANCE 7 - 2003

ORDINANCE OF THE BOROUGH OF MADISON AMENDING AND SUPPLEMENTING CHAPTER 195 "THE LAND DEVELOPMENT ORDINANCE OF THE BOROUGH OF MADISON" AND SPECIFICALLY SUBSECTION 195-20B(1) REGARDING "GENERAL PROVISIONS FOR SITE PLAN AND SUBDIVISION"

BE IT ORDAINED, by the Council of the Borough of Madison, in the County of Morris and the State of New Jersey, that Chapter 195, "The Land Development Ordinance of the Borough of Madison", of the Revised General Code of the Borough of Madison, is hereby amended and supplemented as follows:

SECTION 1: Section 195-20 of the Borough Code, entitled "Development Procedures", is amended as follows:

§ 195-20. General provisions for site plan and subdivision.

A.

B. Uses requiring site plan approval.

(1) All development activities except the following shall require site plan approval:

(a) The construction, customary use and modification of single- or two-family dwellings, including any permitted accessory buildings and/or uses incidental to the principal use of the property.

(b) Any structure or use for which site plan approval was granted prior to the effective date of this chapter and that was developed in accordance with such approval.

(c) Construction which is determined by the Construction Official to constitute ordinary repairs, as defined by the State of New Jersey Department of Community Affairs Uniform Construction Code.

(d) Soil disturbance of less than 300 cubic yards in total, over time, except that nothing shall be construed to prevent the otherwise lawful excavating or cutting, stripping or other change in the existing configuration

of the land for the following purposes and no others:

[1] Gardening for noncommercial purposes.

[2] The construction or reconstruction of curbs, sidewalks, private residential driveways, drainage systems, sewage disposal systems and other utility service connections, provided that all other borough, county, state and district approvals have been received.

(e) Any structure or use on Municipal Properties.

(f) Any structure or use on other Governmental Properties to the extent of exemptions from local requirements as allowed by law.

SECTION 2: This ordinance shall take in accordance with the requirements of law.

ADOPTED AND APPROVED

JOHN J. DUNNE, Mayor

Attest:

MARILYN SCHAEFER, Borough Clerk